



NOTE:
ALL MATERIALS SHALL BE NON-REFLECTIVE AND COLORS TO MATCH OR BLEND WITH PRIMARY BACKGROUND
SITE DESIGN IS F-2 COMPLIANT

SITE NAME: HIGHWAY 94 HEROD

DRAWING INDEX		REV.	DIRECTIONS	DEVELOPMENT SUMMARY												
T01 TITLE SHEET C01 BMP PLAN C02 IMPERVIOUS AREA PLAN A01 SITE AND ENLARGED SITE PLAN A02 EQUIPMENT AREA PLAN & ANTENNA LAYOUT PLAN A03 ELEVATIONS AND GENERATOR SPECS B01 TOPOGRAPHIC SURVEY B02 TOPOGRAPHIC SURVEY B03 TOPOGRAPHIC SURVEY		5	FROM TELESpan COMMUNICATIONS, LLC OFFICE: 1. HEAD WEST ON STATE ST TOWARD N LA CUMBRE RD 2. TURN LEFT ONTO S LA CUMBRE RD 3. CONTINUE ONTO LAS PALMAS DR 4. TURN LEFT TO MERGE ONTO US-101 S 5. CONTINUE ON US-101 S 6. TAKE EXIT 19A TO MERGE ONTO I-405 S 7. CONTINUE ONTO I-405 S 8. TAKE EXIT 10 FOR CA-73 S TOWARD SAN DIEGO 9. CONTINUE ONTO CA-73 S 10. MERGE ONTO I-5 S 11. KEEP LEFT TO TAKE I-805 S; VIA EXIT 31 12. MERGE ONTO CA-94 E TOWARD LA MESA/SPRING ST 13. TURN RIGHT ONTO CAMPO RD/CA-94. 14. CONTINUE TO FOLLOW CA-94 FOR 25 MILES. 24052 HIGHWAY 94 IS ON THE LEFT	PROJECT SCOPE OF WORK: THIS PROJECT ENTAILS THE INSTALLATION OF: 1. (1) 53FT HIGH MONO-BROADLEAF 2. EQUIPMENT AREA FOR (3) CARRIERS 3. AREA FOR (2) EMERGENCY GENERATORS 4. CMU WALL ENCLOSURE GRADING INFORMATION: CUT : NO CUT/FILL; CMU WALL TO SLOPE WITH EXISTING TERRAIN FILL : NO CUT/FILL; CMU WALL TO SLOPW WITH EXISTING TERRAIN EXCAVATION: 60.0 CUYD (FOR CAISSONS) : 25.0 CUYD (FOR WALL FOOTING) IMPORT : N/A EXPORT : 85.0 CUYD												
		VICINITY MAP						PROPERTY INFORMATION: LEGAL DESCRIPTION: SEC/TWN/RNG/MER:SEC 13 TWN 18 RNG 03E SEC 13-18-3E*/EXC STATE HWY X1-SD-200C/ SE 1/4 OF NW 1/4 IN* SITE ADDRESS: 24052 HWY 94 POTRERO, CA 91963 ASSESSOR PARCEL NUMBER: 652-061-02-00 LEASE AREA: 2,400 SQ. FT.				PROPERTY OWNER: OWNER: HEROD FAMILY TRUST ADDRESS: 6155 PALM AVE SAN BERNADINO, CA 92407 CONTACT: MICHAEL REID PHONE: (909) 534-8257 PROJECT OWNER/APPLICANT: TELESpan COMMUNICATIONS, LLC 3888 STATE ST. SUITE 204 SANTA BARBARA, CA 93105 CONTACT: TIM COTTER PHONE: (805) 451-6283				
								BUILDING CODE INFORMATION: PROPOSED STRUCTURE: OCCUPANCY = U (TELECOMMUNICATION) CONSTRUCTION TYPE = V-B SPRINKLER SYSTEM = N/A				ZONING INFORMATION: JURISDICTION: COUNTY OF SAN DIEGO ZONING DESIGNATION: S-92 LATITUDE: 32° 36' 23.93" N LONGITUDE: 116° 38' 02.85" W ELEVATION: APPROX. 2204 FT TOP OF (E) STRUCTURE: 50' AGL BASE OF STRUCTURE: ±2205' (A.M.S.L.)				
PROJECT TEAM: CONSTRUCTION: TIM HENION PHONE: (503) 519-8591 SITE ACQUISITION: TIM HENION PHONE: (503) 519-8591 PLANNING: TIM HENION PHONE: (503) 519-8591 ARCHITECT: D.K. DO, RA PHONE: (949) 475-1000																
9 SHEETS TOTAL																
CODE COMPLIANCE		** NOTE: ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THESE CODES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THESE CODES.														
1. 2016 CALIFORNIA ADMINISTRATIVE CODE (CAC) 2. 2016 CALIFORNIA BUILDING CODE (CBC), VOLUMES 1, AND 2 3. 2016 CALIFORNIA ELECTRICAL CODE 4. 2016 CALIFORNIA MECHANICAL CODE (CMC) 5. 2016 CALIFORNIA ENERGY CODE 6. 2016 CALIFORNIA FIRE CODE (CFC) 7. 2016 CALIFORNIA GREEN CODE 8. 2016 CALIFORNIA REFERENCES STANDARDS CODE																
				HIGHWAY 94 HEROD 24052 HIGHWAY 94 POTRERO, CA 91963		DCI PACIFIC A E C WORKS ARCHITECTURE ENGINEERING CONSULTING 32 EXECUTIVE PARK SUITE 110 IRVINE CA 92614						5 11/03/17 CHANGE TO MONO-BROADLEAF HH DKD DKD 4 09/28/17 PLANNING COMMENTS HH DKD DKD 3 07/10/17 PLANNING COMMENTS BOK DKD DKD 2 02/20/17 PROPOSED EASEMENTS HH BOK DKD 1 01/25/17 ADDED STORM-WATER BMP & SWQMP INTAKE FORMS HH BOK DKD NO. DATE REVISIONS BY CHK APP'D SCALE AS SHOWN DESIGNED DRAWN		SHEET TITLE SHEET NUMBER		
												TITLE SHEET T01				

REDUCED PLOT DO NOT SCALE THIS DRAWING

STORM WATER QUALITY NOTES

INVESTIGATIONS & ENFORCEMENT

THE PROGRAM CONDUCTS INVESTIGATIONS OF ILLEGAL POLLUTANT DISCHARGES BY RESIDENTS, BUSINESSES AND PUBLIC AGENCIES INTO THE COUNTY'S STORM WATER CONVEYANCE SYSTEM. THIS INCLUDES RESPONDING TO REPORTS THAT COME IN VIA: THE STORM WATER POLLUTION HOTLINE, THE REGIONAL REPORTING HOTLINE, AND FROM ACTIVITIES OBSERVED BY STAFF WHILE PATROLLING THEIR ASSIGNED AREA. THE PROGRAM ALSO PREPARES CASES FOR CIVIL PENALTY HEARINGS BEFORE AN ADMINISTRATIVE LAW JUDGE.

PUBLIC EDUCATION & TRAINING SECTION

THE PROGRAM CREATES AND CONDUCTS STORM WATER POLLUTION PREVENTION PUBLIC EDUCATION AND OUTREACH TO MORE THAN 1.2 MILLION RESIDENTS, 70,000 BUSINESSES, AND GOVERNMENT AGENCIES OPERATING IN THE UNINCORPORATED COUNTY OF SAN DIEGO'S JURISDICTIONS. THE PROGRAM ALSO EDUCATES AND TRAINS COUNTY STAFF ON THE COUNTY'S STORM DRAIN COLLECTION SYSTEM, THE POLLUTANTS THAT CAUSE BEACH CLOSURES AND THE BEHAVIORS THEY CAN ADOPT AT WORK AND AT HOME TO IMPROVE THE WATER QUALITY OF SAN DIEGO'S BEACHES, BAYS AND WATERSHEDS.

WATERSHED COORDINATION

THE PROGRAM WORKS TO IMPROVE SAN DIEGO'S WATERSHEDS AND ECO-SYSTEMS, BY CHANGING THE WAY DEVELOPMENT IS CONCEIVED, DESIGNED AND PERMITTED IN THE COUNTY OF SAN DIEGO. THE PROGRAM LEADS A COUNTYWIDE EFFORT TO RETOOL AND RECONFIGURE EXISTING POLICIES, PROCEDURES AND DEVELOPMENT PERMITS TO INCORPORATE PRO-ACTIVE STORM WATER POLLUTION PREVENTION STRATEGIES.

RECEIVING WATER MONITORING

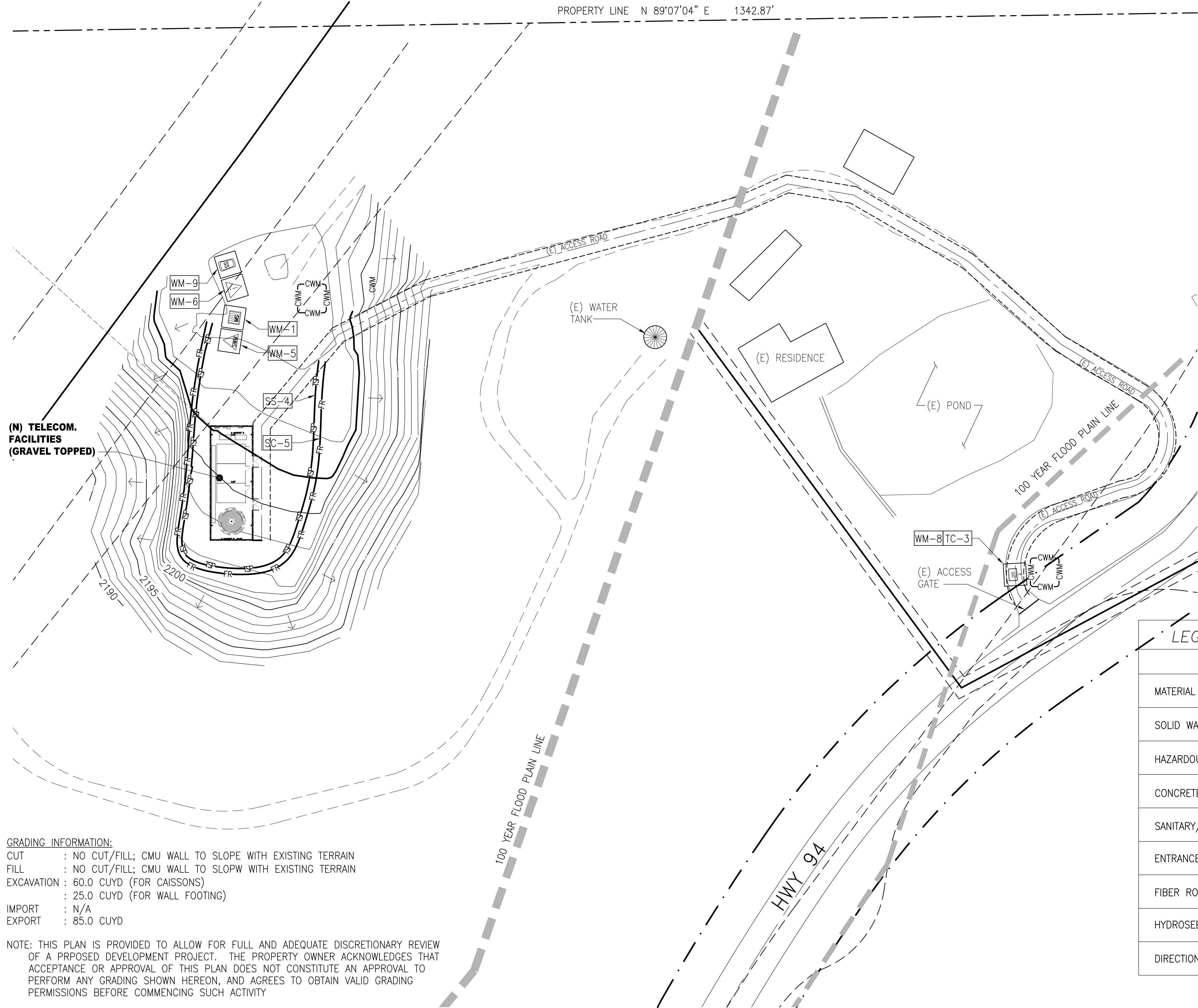
THE PROGRAM SAMPLES, MONITORS AND RECORDS THE HEALTH OF RECREATIONAL WATERS THROUGHOUT THE COUNTY OF SAN DIEGO. THE DATA ACCUMULATED WILL ASSIST THE COUNTY IN SETTING PRIORITIES, DETERMINING APPROPRIATE REMEDIES AND IDENTIFYING EDUCATION.

ENGINEERING BEST MANAGEMENT PRACTICES DEVELOPMENT

THE PROGRAM DEVELOPS COUNTYWIDE STANDARDS FOR ON-SITE STORM WATER POLLUTION PREVENTION PRACTICES AND ACTIVITIES AT PUBLIC AND PRIVATE CONSTRUCTION SITES. IT ALSO WORKS WITH THE CONSTRUCTION AND DEVELOPMENT INDUSTRY TO SHARE INFORMATION ON "BEST MANAGEMENT PRACTICES" AND ENGINEERING DESIGN STRATEGIES THAT WILL REDUCE AND PREVENT SEDIMENT, EROSION AND OTHER CONSTRUCTION DISCHARGES FROM ENTERING THE COUNTY'S STORM DRAIN COLLECTION SYSTEM.

ADMINISTRATIVE SUPPORT

THIS SECTION IS RESPONSIBLE FOR TRACKING AND RECORDING PROGRAM ACHIEVEMENTS IN ALL AREAS; OVERSEEING THE FINANCIAL MANAGEMENT FUNCTIONS FOR THE DIVISION; PRODUCING THE ANNUAL REGIONAL WATER QUALITY CONTROL BOARD REPORT; AND PROVIDING CUSTOMER SERVICE BY ANSWERING THE COUNTY'S STORM WATER HOTLINE (1-800-846-0800) FOR DISCHARGES WITHIN THE COUNTY OF SAN DIEGO AND PROVIDING INFORMATION TO THE PUBLIC ON A VARIETY OF STORM WATER TOPICS.



GRADING INFORMATION:
CUT : NO CUT/FILL; CMU WALL TO SLOPE WITH EXISTING TERRAIN
FILL : NO CUT/FILL; CMU WALL TO SLOPW WITH EXISTING TERRAIN
EXCAVATION : 60.0 CUYD (FOR CAISSONS)
: 25.0 CUYD (FOR WALL FOOTING)
IMPORT : N/A
EXPORT : 85.0 CUYD

NOTE: THIS PLAN IS PROVIDED TO ALLOW FOR FULL AND ADEQUATE DISCRETIONARY REVIEW OF A PROPOSED DEVELOPMENT PROJECT. THE PROPERTY OWNER ACKNOWLEDGES THAT ACCEPTANCE OR APPROVAL OF THIS PLAN DOES NOT CONSTITUTE AN APPROVAL TO PERFORM ANY GRADING SHOWN HEREON, AND AGREES TO OBTAIN VALID GRADING PERMISSIONS BEFORE COMMENCING SUCH ACTIVITY

LEGEND (BMP)

DESCRIPTION	QUANTITY	SYMBOL	TYPE OF BMP
MATERIAL DELIVERY AND STORAGE	WM-1 1 EA		CONSTRUCTION
SOLID WASTE MANAGEMENT	WM-5 1 EA		CONSTRUCTION
HAZARDOUS WASTE MANAGEMENT	WM-6 1 EA		CONSTRUCTION
CONCRETE WASTE MANAGEMENT (20' X 20')	WM-8 1 EA		CONSTRUCTION
SANITARY/SEPTIC WASTE MANAGEMENT	WM-9 1 EA		CONSTRUCTION
ENTRANCE/OUTLET TIRE WASH	TC-3 1 EA		CONSTRUCTION
FIBER ROLLS	SC-5 N/A		CONSTRUCTION
HYDROSEEDING (SUMMER)	SS-4 1 EA		POST CONSTRUCTION SITE DESIGN
DIRECTION OF SURFACE FLOW	N/A		DIRECTION OF SURFACE FLOW

PRELIMINARY GRADING PLAN

SCALE: 1"=50'-0" 0 10' 20' 50' 1



HIGHWAY 94 HEROD

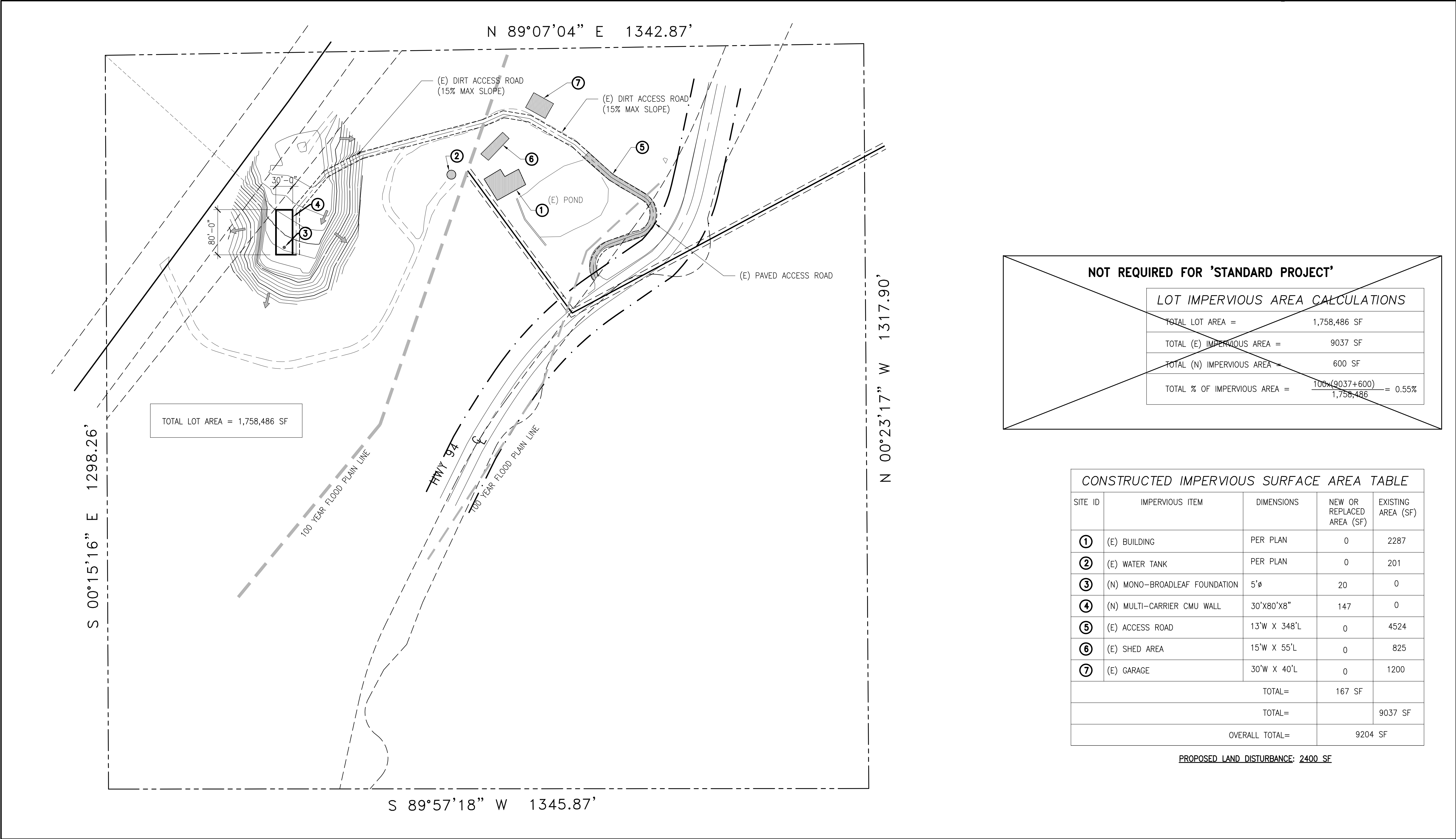
24052 HIGHWAY 94
POTRERO, CA 91963

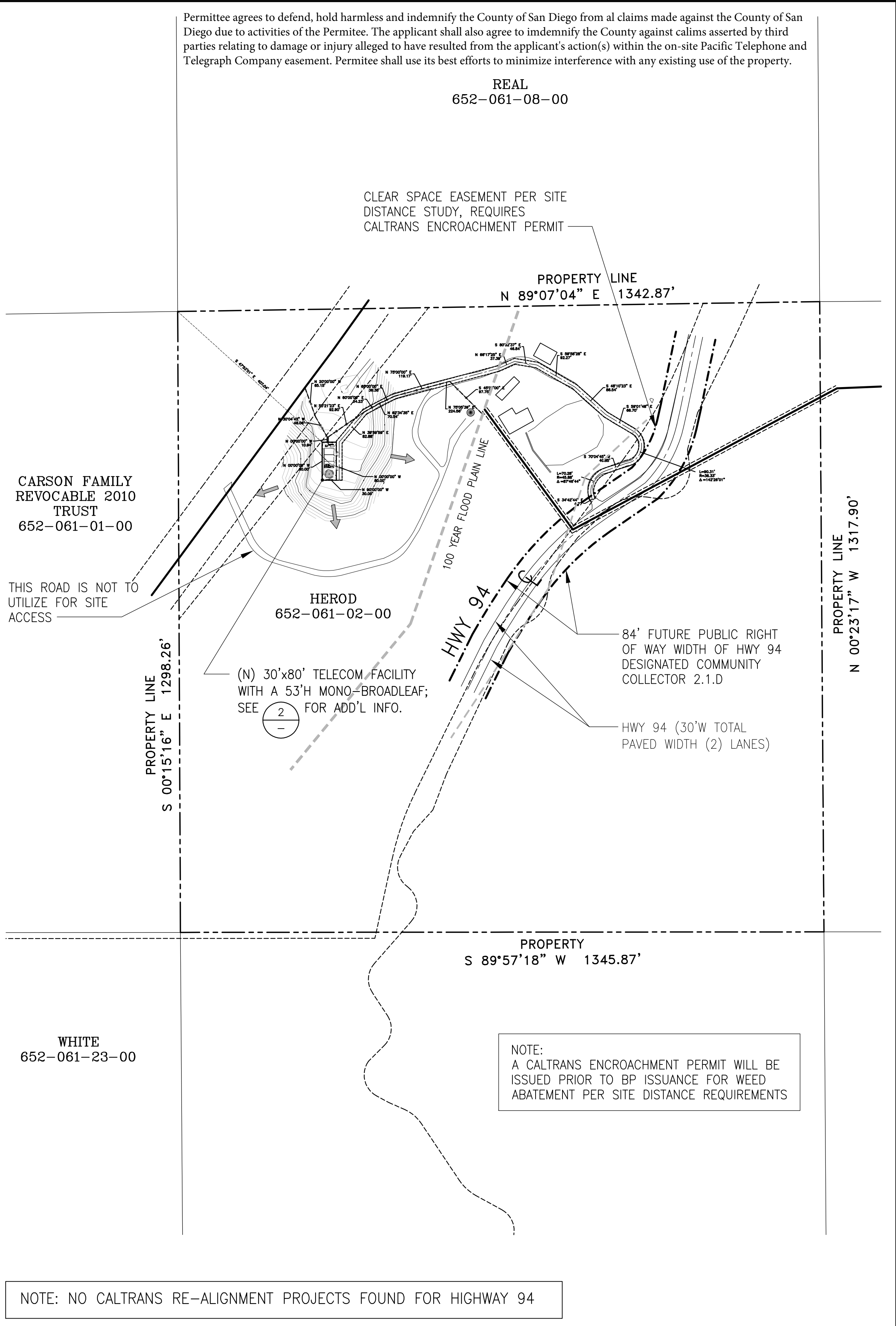
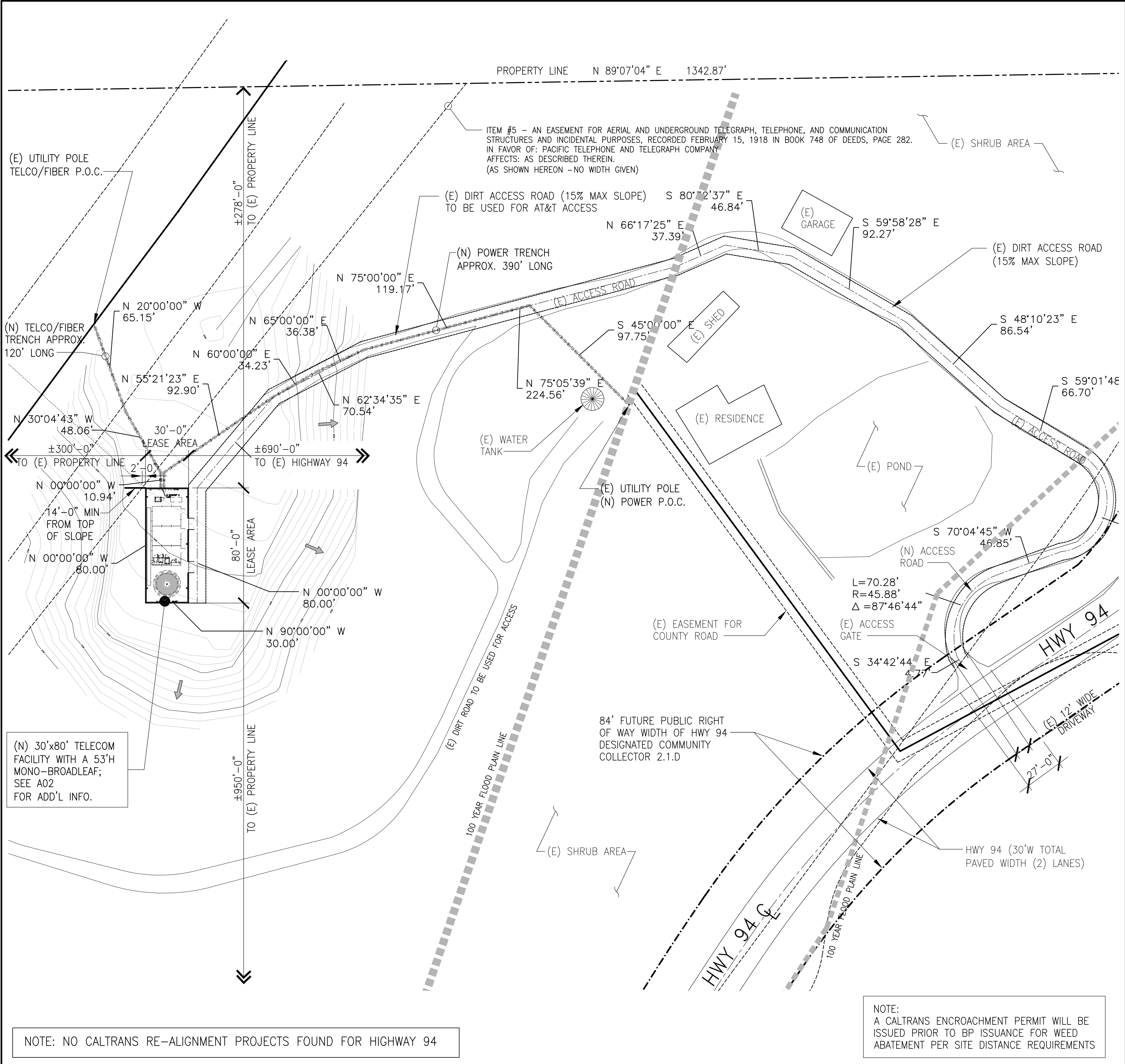
DCI PACIFIC
A|E|C WORKS

ARCHITECTURE | ENGINEERING | CONSULTING
32 EXECUTIVE PARK | SUITE 110
IRVINE | CA 92614

5	11/03/17	CHANGE TO MONO-BROADLEAF	HH	DKD	DKD
4	09/28/17	PLANNING COMMENTS	HH	DKD	DKD
3	07/10/17	PLANNING COMMENTS	BOK	DKD	DKD
2	02/20/17	PROPOSED EASEMENTS	HH	BOK	DKD
1	01/25/17	ADDED STORM-WATER BMP & SWQMP INTAKE FORMS	HH	BOK	DKD
NO.	DATE	REVISIONS	BY	CHK	APP'D
SCALE	AS SHOWN	DESIGNED	DRAWN		

SHEET TITLE
PRELIMINARY GRADING PLAN
SHEET NUMBER
C01





PARTIAL ENLARGE SITE PLAN				SITE PLAN			
HIGHWAY 94 HEROD		24052 HIGHWAY 94 POTRERO, CA 91963		ARCHITECTURE ENGINEERING CONSULTING 32 EXECUTIVE PARK SUITE 110 IRVINE CA 92614		SHEET TITLE	
						SHEET NUMBER	
						A01	

(N) 53FT HIGH
MONO-BROADLEAF

VERIZON ANTENNAS,
BY OTHERS

VERIZON ANTENNAS,
BY OTHERS

ITEM #5 - AN EASEMENT FOR AERIAL AND UNDERGROUND TELEGRAPH, TELEPHONE,
AND COMMUNICATION STRUCTURES AND INCIDENTAL PURPOSES, RECORDED FEBRUARY
15, 1918 IN BOOK 748 OF DEEDS, PAGE 282, IN FAVOR OF: PACIFIC TELEPHONE
AND TELEGRAPH COMPANY, AFFECTS: AS DESCRIBED THEREIN

(AS SHOWN HEREON -NO WIDTH GIVEN)

VERIZON GENERATOR
BY OTHERS

(N) LOCATION FOR (N) POWER
AND TELCO PANELS

LOCATION FOR (N) GENERATORS;
2 TOTAL. SEE 3/A3 FOR SPECS
PROPOSED SOUND PRESSURE
LEVELS OF 67.8 AT 23 FEET

(N) LED LIGHT FIXTURES WITH
GLARE/CUT OFF SHIELD, 5 TOTAL

(N) 6'-8" CMU WALL ENCLOSURE
"NOISE CONTROL FEATURE"

(N) DOUBLE-SWING CORRUGATED
METAL ACCESS GATE; 2 TOTAL

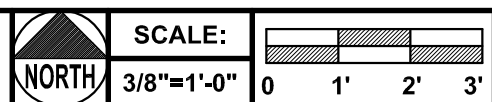
(N) GRAVEL TOP

(N) LED LIGHT FIXTURES WITH
GLARE/CUT OFF SHIELD, 5 TOTAL

VERIZON EQUIPMENT BY OTHERS

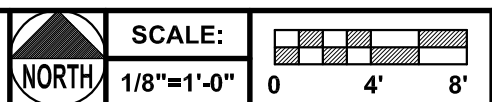
(N) MONO-BROADLEAF
SEE $\frac{2}{1}$ FOR ANTENNA LAYOUT PLAN

ANTENNA LAYOUT PLAN



2

EQUIPMENT AREA PLAN



1



HIGHWAY 94 HEROD

24052 HIGHWAY 94
POTRERO, CA 91963

DCI PACIFIC
A|E|C WORKS

ARCHITECTURE | ENGINEERING | CONSULTING
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SCALE		AS SHOWN	DESIGNED	DRAWN	

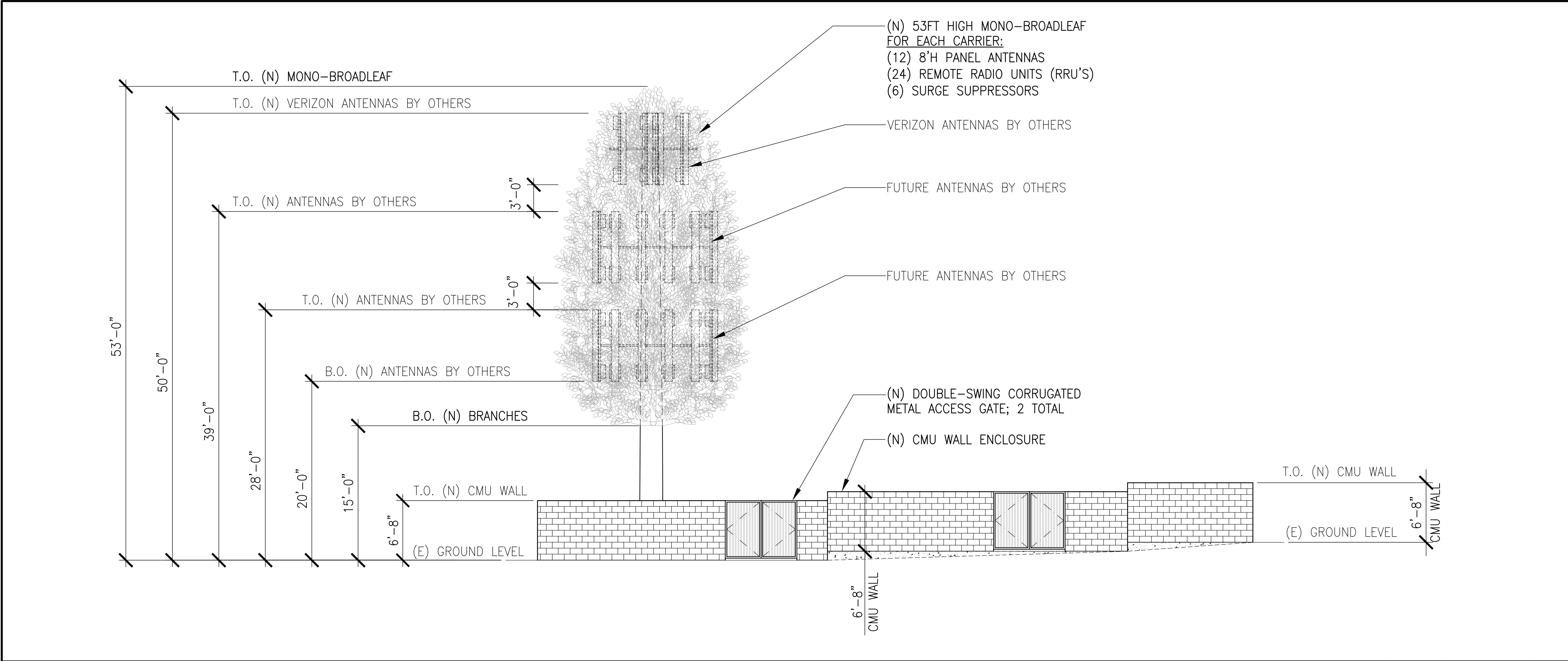
SHEET TITLE

EQUIPMENT AREA
PLAN AND ANTENNA
LAYOUT PLAN

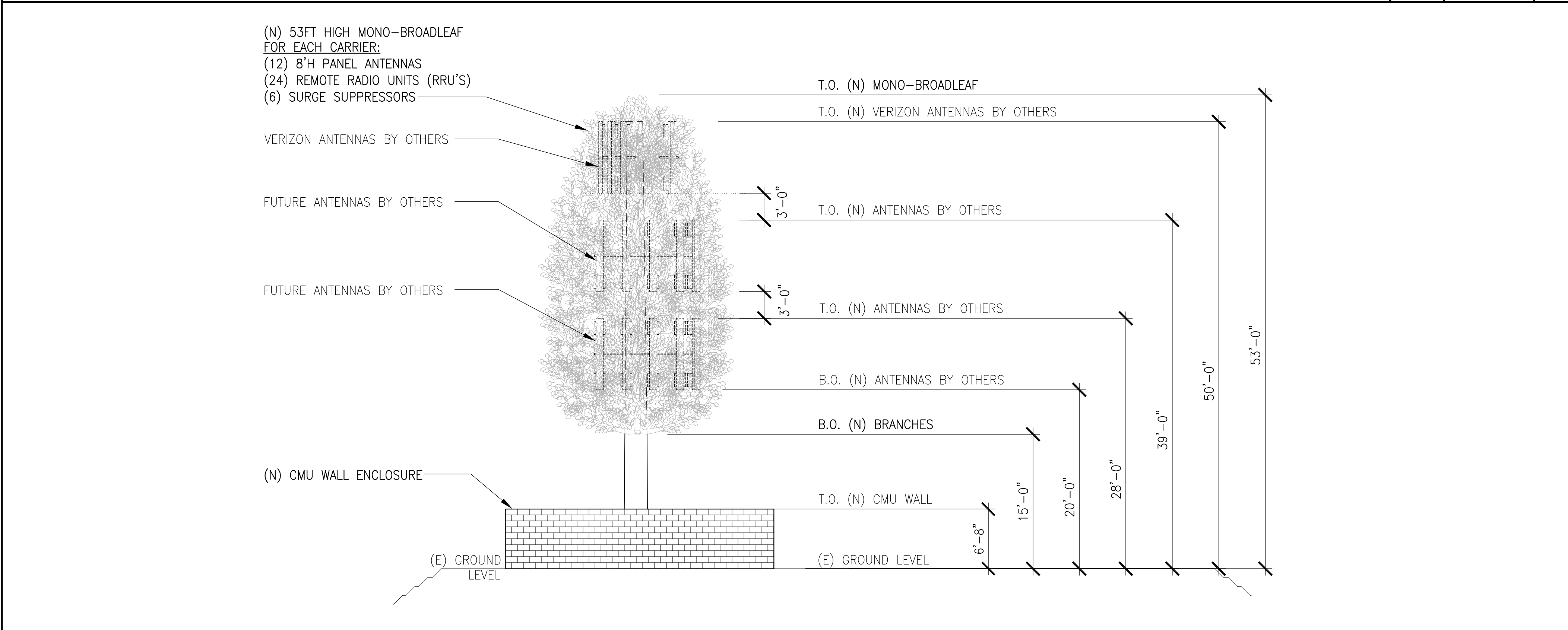
SHEET NUMBER

A02

REDUCED PLOT. DO NOT SCALE THIS DRAWING



EAST ELEVATION



SOUTH ELEVATION



HIGHWAY 94 HEROD
24052 HIGHWAY 94
POTRERO, CA 91963

DCI PACIFIC
AIE|C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING
32 EXECUTIVE PARK | SUITE 110
IRVINE | CA 92614

8220-603 series

Reliability through Simplicity



Back-up Diesel DC Generator Set

Founded in 1979 Polar Power specialized in solar photovoltaic systems, solar air conditioning and refrigeration. We developed and provided photovoltaic charging controls for telecommunications in the 1980s along with DC generators for the military. In 1994 we were first to provide DC generators with remote control and monitoring to the telecommunications industry.

Polar's success is based on engineering generators to meet the very specific needs of each application. Telecom site optimization is best met with the DC generator technology as the loads and batteries are DC. It makes no sense to install an AC generator and convert the output to DC. The AC generators are designed for a wide range of applications and they are not specifically produced for telecom applications so there are issues with reliability, space, and fuel efficiency.

Polar can save you considerable time and cost in permitting, installing, purchasing, and maintaining a backup generator. We reduce CAPEX and OPEX costs while improving backup reliability.

Model Numbers:
8220-11K-D-603 - Diesel 11 kW -48 VDC
8220-15K-D-603 - Diesel 15 kW -48 VDC



Intertek 4003706
Conforms to UL STD 2200
Certified to CSA STD C22.2 No. 100
Fuel tank is UL 142 Listed

Meets EPA Emission Regulations
CA/MA Emissions Compliant

2 year standard warranty, extended 5-10 year warranty available

ENGINE SPECIFICATIONS: 11 KW DIESEL

Engine Model	Isuzu 3CA1 or Yanmar 3TNV74
Cylinders	3 In-line
Displacement (L)	0.993
Bore (in./mm)	2.91/74
Stroke (in./mm)	3.03/77
Intake Air System	Naturally Aspirated
Engine HP	18
Emissions Compliance	EPA and CARB Certified
Variable RPM	2300 to 2600

ENGINE SPECIFICATIONS: 15 KW DIESEL

Engine Model	Yanmar 3TNV88
Cylinders	3 In-line
Displacement (L)	1.642
Bore (in./mm)	3.4/88
Stroke (in./mm)	3.5/90
Intake Air System	Naturally Aspirated
Engine HP	24
Emissions Compliance	EPA and CARB Certified
Variable RPM	1500 to 1850

ENGINE LUBRICATION SYSTEM

Oil Filter Type	Full flow spin-on canister
Oil Capacity	2.8 L - 3CA1/3TNV74 6.7 L - 3TNV88
Oil Pressure Switch	Yes
Oil Pressure Transducer	Optional

ENGINE COOLING SYSTEM

Type	Pressurized Aluminum Radiator
Water Pump	Belt-driven, Pre-lubed, self-sealing
Fan Type	Electric Fans
Airflow CFM or M³/hr	1300 or 2200
Fan Mode	Pusher
Temperature Switch	Yes

DIESEL FUEL SYSTEM

Type	Diesel
Fuel Pump Type	Electrical
Injector Type	Mechanical
Fuel Filtering	Paper element

FUEL TANK SPECIFICATIONS

UL Rated Capacity (gal/L)	54/204
Run Time	see table below
Tank Alarms	Yes
Visual Gauges	Yes
Catch Basin (gal/L)	5/19
Listings	UL 142 (double wall)

	Output (kW)	gal/hr	L/hr
3CA1/3TNV74	4	0.35	1.32
	5	0.44	1.66
	6	0.53	2
	7	0.615	2.33
	8	0.7	2.65
	9	0.79	2.99
	10	0.88	3.33
3TNV88	15	1.02	3.86



POWER ADJUSTMENT FOR AMBIENT CONDITIONS

Temperature Deration	1% derate for every 5.6 °C (10 °F) above 25 °C (77 °F)
Altitude Deration	3% derate for every 300 m (1000 ft) above 91 m (300 ft)

GENERATOR SPECS FOR REFERENCE

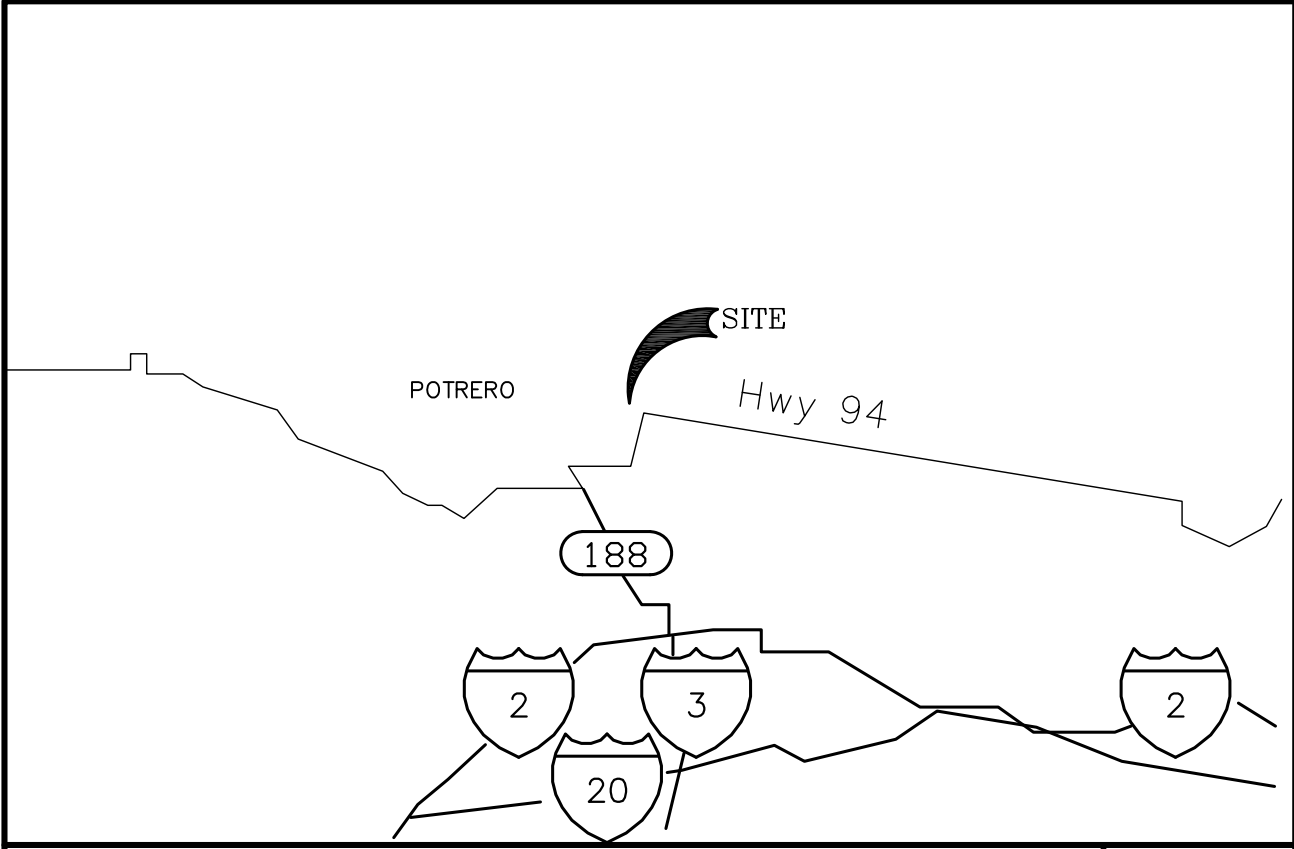
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NO.	DATE	REVISIONS	BY	CHK	APP'D

SCALE	AS SHOWN	DESIGNED	DRAWN
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SHEET TITLE	SHEET NUMBER
ELEVATIONS AND GENERATOR SPECS	A03

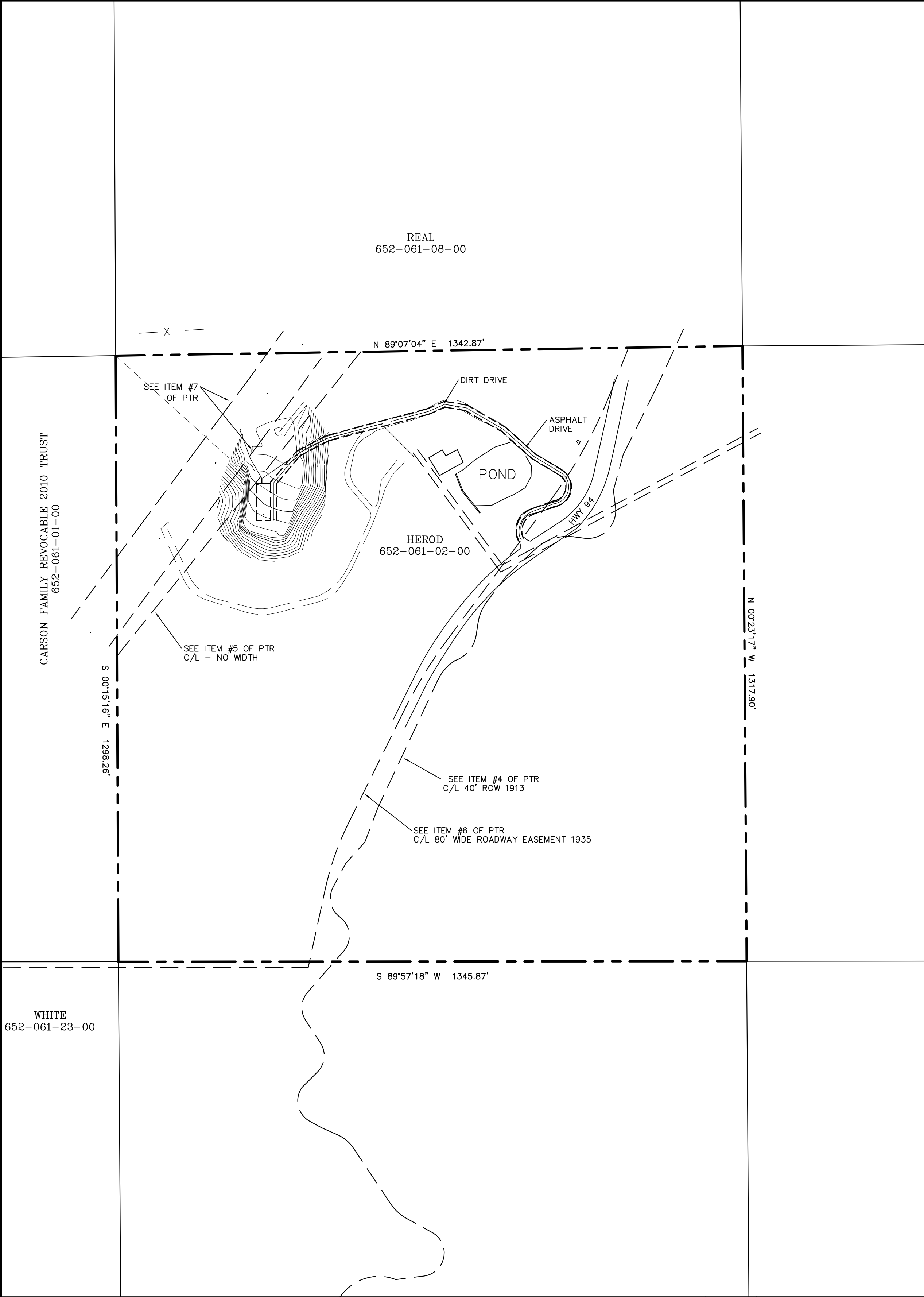
REDUCED PLOT DO NOT SCALE THIS DRAWING



VICINITY MAP

SCALE: N.T.S.

THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER IN SECTION 13, TOWNSHIP 18 SOUTH, RANGE 3 EAST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY APPROVED MAY 30, 1881.



TITLE REPORT NOTES:

THE FOLLOWING EASEMENTS EFFECT SAID PARCEL AND ARE SHOWN HEREON. SEE PRELIMINARY TITLE REPORT NO. 4201-5323444 PREPARED BY FIRST AMERICAN TITLE COMPANY AND DATED OCTOBER 19, 2016 FOR OTHER DOCUMENTS (NON-EASEMENTS) EFFECTING SAID PROPERTY.

ITEM #4 - An easement for county road and incidental purposes, recorded June 12, 1913 in Book 500 of Deeds, Page 140. In Favor of: County of San Diego Affects: A strip of land 40 feet in width, 20 feet on each side of a center line as more particularly described in said document (AS SHOWN HEREON -DOES NOT MATCH EXISTING ROAD)

ITEM #5 - An easement for aerial and underground telegraph, telephone, and communication structures and incidental purposes, recorded February 15, 1918 in Book 748 of Deeds, Page 282. In Favor of: Pacific Telephone and Telegraph Company Affects: as described therein (AS SHOWN HEREON -NO WIDTH GIVEN - MAY CROSS LEASE AREA)

ITEM #6 - An easement for public highway and incidental purposes, recorded April 5, 1935 in Book 398, Page 27 of Official Records. In Favor of: State of California (AS SHOWN HEREON -DOES NOT MATCH EXISTING ROAD)

ITEM #7 - An easement to remove brush and keep same removed and incidental purposes, recorded February 7, 1941 as Book 1135, Page 102 of Official Records. In Favor of: Southern California Telephone Company (EXACT LOCATION IS NOT DISCLOSED OF RECORD -BUT THE LOCATION OF SAID POLES HAS BEEN DONE AND USED TO SHOW SAID EASEMENT)

ITEM #8 - An easement for aerial and underground public utilities and incidental purposes, recorded July 30, 1958 in Book 7189, Page 588 of Official Records. In Favor of: San Diego Gas and Electric Company (AS SHOWN HEREON -DOES NOT CROSS PROJECT AREA)

END OF EASEMENTS

TITLE REPORT NOTES

OWNER'S NAME: HEROD

ASSESSOR'S PARCEL NUMBER(S) 652-061-02-00

BASIS OF BEARINGS: (NAD83; EPOCH 2010)
THE BEARINGS SHOWN HEREON ARE BASED CALIFORNIA STATE PLANE COORDINATE SYSTEM - ZONE 6. AS DETERMINED BY G.P.S. OBSERVATIONS, USING TRIMBLE 5700/5800 RECEIVERS AND TRIMBLE GEODETIC OFFICE 1.60 SOFTWARE.
BASIS OF ELEVATIONS: NAVD 1988
ELEVATIONS ARE BASED ON GPS OBSERVATIONS FROM TWO NATIONAL GEODETIC SURVEY C.O.R.S. REFERENCE STATIONS: 1) MONP, ELEVATION = 6152.68' AND 2) P475, ELEVATION = 37.07' WITH GEOID 2012 CORRECTIONS APPLIED.

SITE DATA

FEMA FLOOD ZONE DESIGNATION: National Flood Insurance Program:
County: San Diego Effective Date: 5/16/2016
Map/Panel: 06073C2250G
The Flood Zone Designation for this site is: ZONE: X & A

LEGEND

These standard symbols will be found in the drawing.

- FOUND MONUMENT
- TELEPHONE POLE
- UTILITY POLE
- EOR
- EP
- ER
- FNC
- NG
- UP
- EDGE OF ROCK
- EDGE OF PAVEMENT
- EDGE OF DIRT ROAD
- FENCE TOP
- GROUND SPOT ELEVATION
- UTILITY POLE TOP
- BOUNDARY LINE
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- FENCE LINE

LEGEND

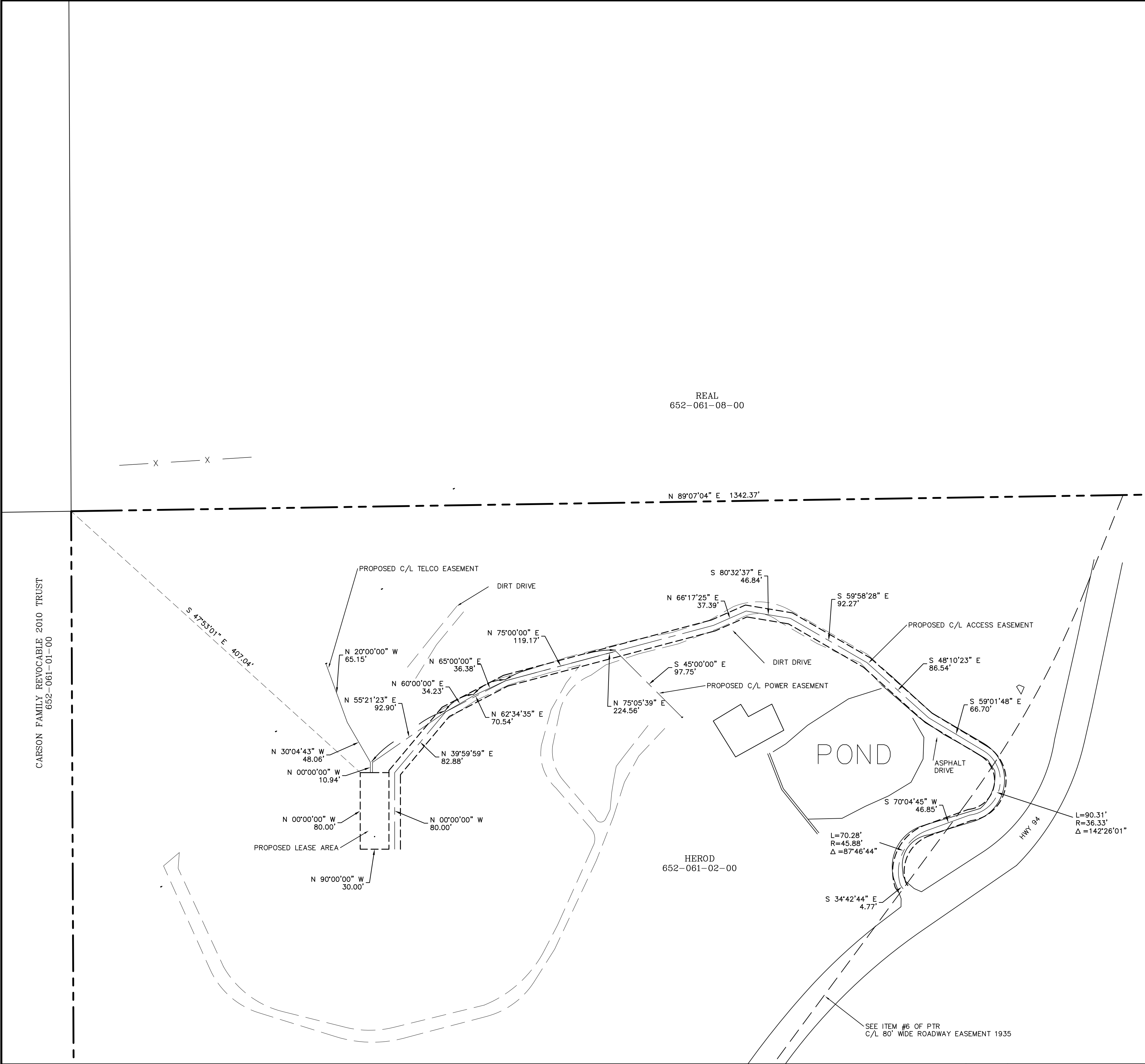
1) This is not a boundary survey. This is a specialized topographic map. The property lines and easements shown hereon are from record information as noted hereon. Floyd Surveying translated the topographic survey to record information using the two found monuments shown hereon. No title research was performed by Floyd Surveying.

2) Any changes made to the information on this plan, without the written consent of Floyd Surveying relieves Floyd Surveying of any and all liability.

3) These drawings & specifications are the property & copyright of Floyd Surveying & shall not be used on any other work except by agreement with the Surveyor. Written dimensions shall take preference over scaled & shall be verified on the job site. Any discrepancy shall be brought to the notice of the Surveyor prior to commencement of any work.

4) Field survey completed on 11/7/2016.

PROPERTY LEGAL DESCRIPTION		OVERALL SITE PLAN		FEMA FLOOD ZONE INFORMATION		GENERAL NOTES							
<div><div>FLOYD SURVEYING</div><div>34006 GALLERON STREET TEMECULA, CA 92592 (949) 200-0626 EMAIL: fsi@floydsurveying.com</div></div>	<div>DCI PACIFIC A E C WORKS</div> <div>ARCHITECTURE • ENGINEERING • CONSULTING</div> <div>32 EXECUTIVE PARK, SUITE 110, IRVINE, CA 92614 PHONE: (949) 475-1000 FAX: (949) 475-1001</div>	<div>HWY 94 HEROD</div> <div>24052 HIGHWAY 94 POTRERO, CA 91963</div>	<div><div>at&t Mobility</div><div>7337 TRADE STREET 3 EAST, ROOM 3684 SAN DIEGO, CA 92121</div></div>	SCALE: 1"=150'		150 75 0 150		FEMA FLOOD ZONE INFORMATION		GENERAL NOTES			
				150 75 0 150						SHEET TITLE		SHEET NUMBER	
				C 2/19/17 PROPOSED EASEMENTS		DAF DAF DAF				TOPOGRAPHIC SURVEY		B01	
				B 1/29/17 TITLE REVIEW		DAF DAF DAF							
				A 11/7/16 ISSUED FOR ZONING SUBMITTAL		DAF DAF DAF							
NO. DATE REVISIONS		BY CHK APP'D		SCALE AS SHOWN		DESIGNED		DRAWN					



PROPOSED LEASE AREA:

BEING A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER IN SECTION 13, TOWNSHIP 18 SOUTH, RANGE 3 EAST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY APPROVED MAY 30, 1881, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 13; SAID NORTHERLY LINE OF SAID SOUTHEAST QUARTER HAVING A BEARING OF NORTH 89°07'04"EAST, WITH ALL BEARINGS HEREIN RELATIVE THERETO;

THENCE, SOUTH 47°53'01"EAST, A DISTANCE OF 407.04 FEET TO THE POINT OF BEGINNING; THENCE, EAST, A DISTANCE OF 10.56 FEET TO A POINT HEREIN AFTER KNOWN AS POINT "A"; THENCE, CONTINUING EAST, A DISTANCE OF 2.29 FEET TO A POINT HEREIN AFTER KNOWN AS POINT "B"; THENCE, CONTINUING EAST, A DISTANCE OF 17.15 FEET; THENCE, SOUTH, A DISTANCE OF 80.00 FEET TO A POINT HEREIN AFTER KNOWN AS POINT "C"; THENCE, WEST, A DISTANCE OF 30.00; THENCE, NORTH, A DISTANCE OF 80.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 2,400 SQUARE FEET, MORE OR LESS.

PROPOSED ACCESS EASEMENT:

AN EASEMENT FOR INGRESS AND EGRESS OVER A STRIP OF LAND 12.00 FEET WIDE, OVER A PORTION OF SAID SECTION 13, THE CENTERLINE BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE HEREIN BEFORE MENTIONED POINT "C"; THENCE, EAST, A DISTANCE OF 6.00 FEET TO THE POINT OF BEGINNING; THENCE, NORTH, 80.00 FEET; THENCE, NORTH 39°59'59" EAST, A DISTANCE OF 82.88 FEET TO THE CENTER OF AN EXISTING DIRT ROAD; THENCE ALONG SAID DIRT ROAD THE FOLLOWING SIX (6) COURSES: 1) NORTH 62°34'35" EAST, A DISTANCE OF 70.54 FEET; THENCE, 2) NORTH 75°05'39" EAST, A DISTANCE OF 224.56 FEET; THENCE, 3) NORTH 66°17'25" EAST, A DISTANCE OF 37.39 FEET; THENCE, 4) SOUTH 80°32'37" EAST, A DISTANCE OF 46.84 FEET; THENCE, 5) SOUTH 59°58'28" EAST, A DISTANCE OF 92.27 FEET; THENCE, 6) SOUTH 48°10'23" EAST, A DISTANCE OF 86.54 FEET TO THE CENTERLINE OF A PAVED ROAD; THENCE ALONG SAID PAVED ROAD THE FOLLOWING FIVE (5) COURSES: 1) SOUTH 59°01'48" EAST, A DISTANCE OF 66.70 FEET TO THE BEGINNING OF A CURVE CONCAVING TO THE WEST WITH A RADIUS OF 36.33 FEET; THENCE, 2) SOUTHERLY AND WESTERLY ALONG SAID CURVE A DISTANCE OF 90.31 FEET AND THROUGH A CENTRAL ANGLE OF 142°26'01"; THENCE ON A NON-TANGENT LINE; 3) SOUTH 70°04'45" WEST, A DISTANCE OF 46.85 FEET TO THE BEGINNING OF A CURVE CONCAVING TO THE EAST WITH A RADIUS OF 45.88 FEET; THENCE, 4) SOUTHERLY AND WESTERLY ALONG SAID CURVE A DISTANCE OF 70.28 FEET AND THROUGH A CENTRAL ANGLE OF 87°46'44"; THENCE ON A NON-TANGENT LINE; 5) SOUTH 34°42'44" EAST 4.77 FEET, MORE OR LESS, TO THE WESTERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY 94 AND TO THE POINT OF TERMINATION.

PROPOSED TELCO EASEMENT:

AN EASEMENT FOR UTILITY PURPOSES OVER A STRIP OF LAND 6.00 FEET WIDE, OVER A PORTION OF SAID SECTION 13, THE CENTERLINE BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE HEREIN BEFORE MENTIONED POINT "A"; THENCE, NORTH, A DISTANCE OF 10.94 FEET; THENCE, NORTH 30°04'43" WEST, A DISTANCE OF 48.06 FEET; THENCE, NORTH 20°00'00" WEST, A DISTANCE OF 65.15 FEET TO AN EXISTING TELEPHONE POLE AND THE POINT OF TERMINATION.

PROPOSED POWER EASEMENT:

AN EASEMENT FOR UTILITY PURPOSES OVER A STRIP OF LAND 6.00 FEET WIDE, OVER A PORTION OF SAID SECTION 13, THE CENTERLINE BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE HEREIN BEFORE MENTIONED POINT "B"; THENCE, NORTH, A DISTANCE OF 10.68 FEET; THENCE, NORTH 55°21'23" EAST, A DISTANCE OF 92.90 FEET; THENCE, NORTH 60°00'00" EAST, A DISTANCE OF 34.23 FEET; THENCE, NORTH 65°00'00" EAST, A DISTANCE OF 36.38 FEET; THENCE, NORTH 75°00'00" EAST, A DISTANCE OF 119.17 FEET; THENCE, SOUTH 45°00'00" EAST, A DISTANCE OF 97.75 FEET TO AN EXISTING UTILITY POLE AND THE POINT OF TERMINATION.

LEGEND

These standard symbols will be found in the drawing.

- FOUND MONUMENT
- TELEPHONE POLE
- UTILITY POLE
- EOR
- EP
- ER
- FNC
- NG
- UP
- EDGE OF ROCK
- EDGE OF PAVEMENT
- EDGE OF DIRT ROAD
- FENCE TOP
- GROUND SPOT ELEVATION
- UTILITY POLE TOP
- BOUNDARY LINE
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- FENCE LINE

LEGEND

1) This is not a boundary survey. This is a specialized topographic map. The property lines and easements shown hereon are from record information as noted hereon. Floyd Surveying translated the topographic survey to record information using the two found monuments shown hereon. No title research was performed by Floyd Surveying.

2) Any changes made to the information on this plan, without the written consent of Floyd Surveying relieves Floyd Surveying of any and all liability.

3) These drawings & specifications are the property & copyright of Floyd Surveying & shall not be used on any other work except by agreement with the Surveyor. Written dimensions shall take preference over scaled & shall be verified on the job site. Any discrepancy shall be brought to the notice of the Surveyor prior to commencement of any work.

4) Field survey completed on 11/7/2016.

PROPOSED EASEMENT PLAN				SCALE: 1"=60'	60 30 0 60	PROPOSED EASEMENT DESCRIPTIONS				GENERAL NOTES			
 <div>FLOYD SURVEYING</div> <div>34006 GALLERON STREET TEMECULA, CA 92592 (949) 200-0626 EMAIL: fsi@floydsurveying.com</div>	DCI PACIFIC A E C WORKS	ARCHITECTURE • ENGINEERING • CONSULTING 32 EXECUTIVE PARK, SUITE 110, IRVINE, CA 92614 PHONE: (949) 475-1000 FAX: (949) 475-1001	HWY 94 HEROD	 <div>7337 TRADE STREET 3 EAST, ROOM 3684 SAN DIEGO, CA 92121</div>							SHEET TITLE	SHEET NUMBER	
					C	2/19/17	PROPOSED EASEMENTS	DAF	DAF		DAF	TOPOGRAPHIC SURVEY	B03
					B	1/29/17	TITLE REVIEW	DAF	DAF		DAF		
					A	11/7/16	ISSUED FOR ZONING SUBMITTAL	DAF	DAF		DAF		
					NO.	DATE	REVISIONS	BY	CHK		APP'D		
					SCALE AS SHOWN		DESIGNED	DRAWN					